

**PLANNING COMMISSION
ERIE TOWNSHIP
ERIE, MICHIGAN
Regular Meeting
March 15, 2022**

1. CALL TO ORDER

Bill Jacobs called to order the Regular Meeting of the Erie Township Planning Commission on March 15, 2022 at 7:00 pm at the Township office, Erie Road, Erie, Michigan.

2. ROLL CALL

Bill Jacobs	Present
Dave Cousino	Present
Dr. Larry Guinn	Absent-Excused
Dan Taylor	Present
Paul Perry	Present
Robert Schwartz	Present
Manny Evola	Present

Also present: Mike Demski and Recording Secretary, Kristine Crammond.

3. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was said.

4. APPROVAL OF AGENDA

- Paul Perry made a motion to approve the Agenda. Robert Schwartz seconded. Motion carried.

5. APPROVAL OF MINUTES

Manny Evola made a motion to approve the minutes from the January 18, 2022 Planning Commission Meeting. Dan Taylor seconded. Motion carried.

6. PUBLIC COMMENTS AND COMMUNICATIONS

A. Budget Report

Bill Jacobs reported the Planning Commission has been paying its members for attending the recent Solar meetings. Paul Perry made a motion to approve the budget and place on file. Dan Taylor seconded. Motion carried.

B. Public Comment

None

7. UNFINISHED BUSINESS

- A. Temperance Solar
- B. Mike Demski updated the Planning Commission regarding the brush that was left on the solar property. He stated the owners had removed some of the brush. Once the ground thaws they will remove the rest of the brush and debris.

8. NEW BUSINESS

- A. Discussion of Current Solar Regulations & Recent Presentations
 - a. Planning and zoning for solar energy systems. Michigan State
 - b. Notes for Planning Commission -Theresa Pobee-Mensah
 - c. Presentation from Kevin Martis
 - Paul Perry made a motion to place the above documents on file. Dan Taylor seconded. Motion carried.

Mike Demski discussed AG and special use. He suggested the possibility of adding a purchase power agreement requirement for Special Use. He also mentioned the possibility of adding a bonding requirement to reclaim land at the end of the solar field's life.

1. Ann Sweeney-10253 Cemetery Road, Erie, MI 48133
Ann voiced concerns about Special Use.
2. Jeff Benore-2811 E. Erie Road, Erie, MI 48133
Solar should be placed only in Industrial. Jeff questioned if we are setting ourselves up for potential law suit if placed in AG. Consider only Industrial vs. Special Use. Be really careful.
3. Andrea Allen-10744 Cemetery Road, Erie, MI 48133
Andrea is concerned how Solar will decrease property values in the area.
4. Brenda Vandercook – 2812 E. Erie Road, Erie, MI 48133
Solar needs to be placed in Industrial only. Keep Agriculture for growing crops to feed our population.
5. Theresa Pobee-Mensah – 2147 E. Erie Road, Erie, MI 48133
Keep Solar in Industrial. No Special Use.
6. Rickki Roalnd – 11625 Geiger Road, Temperance, MI
Keep solar in Industrial.
7. Denise Benore-1417 Dean Road, Erie, MI 48133
Keep the family farm going. Solar in Industrial use only.
8. Jim Wayne – 1335 Garden Court, Erie, MI 48133
Jim questioned how much money Solar brings into the Township each year.
9. Christine Stofka-1008 Rauch Road, Temperance, MI
Keep solar in Industrial only. This is about acquiring land, not about Solar.

Manny Evola stated the Planning Commission will continue to listen to the concerns of the residents. The Planning Commission will have to take time to decide.

Bill Jacobs stated the Planning Commission will be reviewing the current Master Plan this year. While the Planning Commission reviews the Master Plan, the Township may want to consider extending the Solar Moratorium. Bill Jacobs stopped all Public Comments for the evening.

- B. Board Request to review Short Term Rental regulations.
 - a. Ordinance # 101-Oronoko Charter Township. Sample ordinance 68 – Charter Township of Chocolay, Michigan
 - Dave Cousino made a motion to table the request to review Air B&B until the next Planning Commission meeting to allow Planning Commissioners time to review the information. Paul Perry seconded. Motion carried.

9. PUBLIC COMMENTS

None

10. COMMENTS FROM MEMBERS

Bill Jacobs stated it is time to get to work.

11. MEETING DATES

Park Commission	Thursday, April 14, 2022 – Spring walk through – MPWD	5pm
Township Board	Tuesday, April 12, 2022	7pm
Planning Commission	Tuesday, April 19, 2022	7pm

12. ADJOURNMENT

Manny Evola made a motion to adjourn. Paul Perry seconded. Meeting adjourned at 8:10 pm.

Respectfully Submitted

Kristine Crammond
Recording Secretary